

WARRANTY DEED

THIS INDENTURE, made and entered into this 23rd day of May, 1990, by and between:

LOUIS A. KELLEY AND WIFE, SARAH K. KELLEY, GRANTORS, Parties of the first part, and

MICHAEL H. GENTRY AND WIFE, DIANNE B. GENTRY, GRANTEEES, Parties of the second part.

WITNESSETH: That for and in consideration of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said parties of the first part have bargained and sold and do hereby bargain, sell, convey and confirm unto the said parties of the second part the following described real estate, situated and being in Southaven the County of Desoto State of Mississippi;

LOT 1314, SECTION G, GREENBROOK SUBDIVISION, SECTION 30, TOWNSHIP 51, SOUTH, RANGE 7, of record in Plat Book 11, Pages 15-20, in the Office of the Chancery Clerk of said County, to which reference is here made for a more particular description thereof. It being the same property conveyed to the Grantors herein by Warranty Deed of record in Book No. 193, Page 627, said County.

Grantors further grant, transfer and assign unto Grantees, all their rights, title and interest in an escrow account currently held by Southern Federal Bank for Savings in connection with the unpaid balance of lien and indebtedness secured by Deed of Trust in Book 372, Page 625 of record in said Register's Office, together with any and all accruals and prepayments of interest, taxes and insurances as may be due Grantors at this time.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said parties of the second part, their heirs and assigns in fee simple forever.

Grantor:

Louis A. & Sarah Kelley
2860 Queenstown Rd.
Trussville, ALA 35173
B- (205) 833-2112
H- (205) 655-5033

Grantee:

Michael H. & Dianne B. Gentry
441 Bainbridge Place
Southaven, MS 38671
H- (901) 342-2283
B- (901) 332-4550

And the said parties of the first part do hereby covenant with the said parties of the second part that they are lawfully seized in fee of the aforescribed real estate: that they have a good right to sell and convey the same: that the same is unencumbered, except for 1990 Southaven taxes and 1990 Desoto County taxes, not yet due and payable, and the unpaid balance of lien and indebtedness secured by Deed of Trust of record in Book 372, Page 625, said Register's Office.

And that the title and quiet possession thereto they will warrant and forever defend against the lawful claims of all persons.

WITNESS the signature of the said parties of the first part the day and year first above written.

STATE MS.-DESOTO CO.

FILED

JUN 15 11 33 AM '90

6-18-90

RECORDED DEED BOOK 226

611 PAGE 101 TENNESSEE. COUNTY OF SHELBY

W.E. DAVIS CH. CLK. May

On this 23rd day of May, 1990, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Louis A. Kelley and wife, Sarah K. Kelley, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that it was their free act and deed.

WITNESS my hand and Notarial Seal at office the day and year above written. My commission expires:

Ted M. Winestone

Notary Public.

FOR REGISTRAR'S USE ONLY

The following information is not a part of this Deed.

Property Address

441 Bainbridge Place
Southaven, MS 38671

Mail Tax Bill to: Southern Federal Bank
for Savings, PO Drawer 4207,
Gulfport, MS 39502-4207

This Instrument prepared by & IS RETURNABLE TO:
TED M. WINESTONE, ATTY
ROOM 414, UNITED AMERICAN BANK BLDG
5384 POPLAR AVE., MEMPHIS, TN 38119

STATE MS.-DESOTO CO. 2-7

FILED

MAY 29 12 21 PM '90

RECORDED DEED BOOK PAGE W.E. DAVIS CH. CLK.

OTOCO. Affiant

scribed and sworn to before me this

1990

My commission expires: 7-13-93